

0.0%

0.0%

+ 10.5%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

Marshall Terrace

August

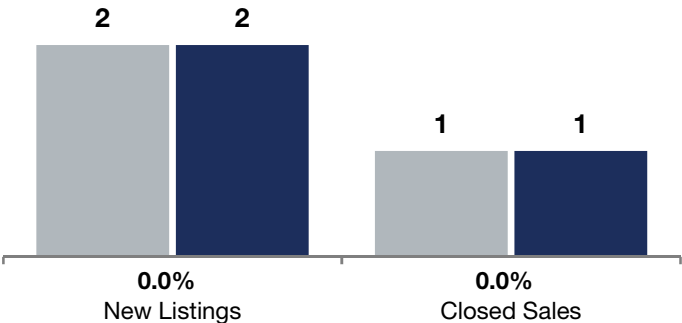
Rolling 12 Months

	2024	2025	+ / -	2024	2025	+ / -
New Listings	2	2	0.0%	17	16	-5.9%
Closed Sales	1	1	0.0%	12	12	0.0%
Median Sales Price*	\$430,000	\$475,000	+ 10.5%	\$339,000	\$326,500	-3.7%
Average Sales Price*	\$430,000	\$475,000	+ 10.5%	\$333,700	\$341,750	+ 2.4%
Price Per Square Foot*	\$176	\$227	+ 29.2%	\$195	\$218	+ 11.8%
Percent of Original List Price Received*	114.7%	93.2%	-18.7%	102.5%	98.9%	-3.5%
Days on Market Until Sale	6	61	+ 916.7%	30	37	+ 23.3%
Inventory of Homes for Sale	2	4	+ 100.0%	--	--	--
Months Supply of Inventory	1.3	2.9	+ 123.1%	--	--	--

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

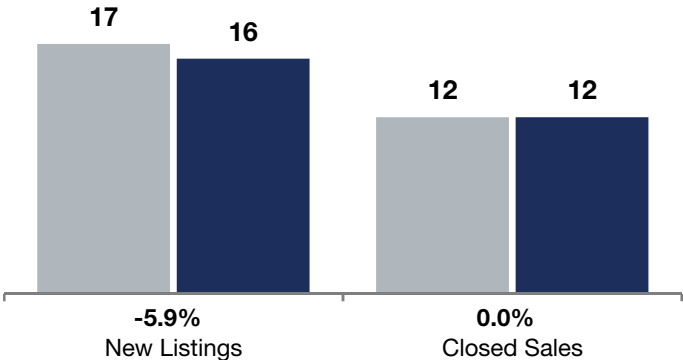
August

2024 2025



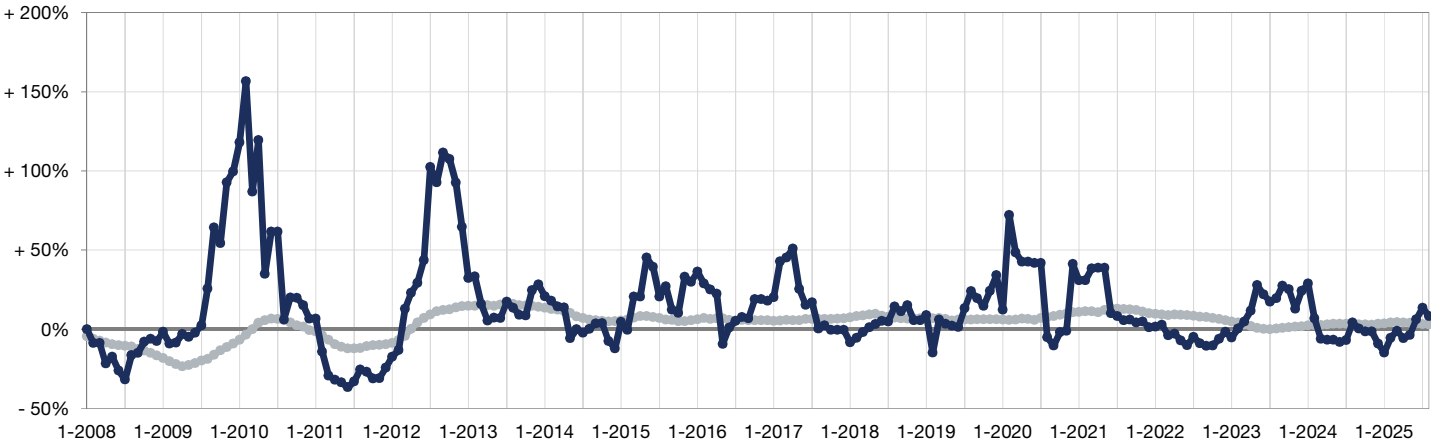
Rolling 12 Months

2024 2025



Change in Median Sales Price from Prior Year (6-Month Average)**

16-County Twin Cities Region
Marshall Terrace



** Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.